

Committee of the Whole
Meeting Minutes July 28, 2025 – 5:30 p.m.

The Committee of the Whole met on Monday July 28, 2025, at 5:30 p.m. President Sande called the meeting to order. Present at roll call were: Osowski, Berg, Weigel, Lunski, Fridolfs, Vein, & Sande - 7: absent – none.

ACTION ITEM

Grand Forks City Attorney's Office – Request for Special and Independent Legal Council

City staff presented to committee members the staff recommendation for approval of the Grand Forks City Attorney's Office to employ and pay for special and independent legal counsel to serve as City of Grand Forks Prosecutor when, as determined by the City Attorney, a conflict of interest exists with the City Attorney's Office to prosecute the case. The recommendation is being done in advance of when a potential conflict of interest exists to prosecute a case.

Motion by Weigel, second by Osowski, to approve City Attorney request. Motion carried unanimously.

DISCUSSION ITEMS

Application from Grand Forks Children's Museum for site authorization at Rhombus Guys, 312 Kittson Ave

City staff presented to committee members the staff recommendation to review and take action on an application from the Grand Forks Children's Museum, Inc., for a site authorization at Rhombus Guys, located at 312 Kittson Ave. Rhombus Guys Holding, Inc., holds a Class 4 (Food Beverage) Alcoholic Beverage License. Matt Winjum, on behalf of Rhombus Guys Holding, Inc., has requested to add gaming in a designated 21+ bar area on their second floor at the end of the bar. City Council approval is required for new site authorizations.

Motion by Osowski, second by Berg, to move to the City Council with a recommendation to approve. Motion carried unanimously.

Amendment to Class 5 (Hotel/Motel) Alcoholic Beverage License definition

City staff presented to committee members the recommendation to give preliminary approval of an ordinance amending Section 21-0205, Alcohol License Classification, Class 5. Grand Forks City Code regulates the operation of alcoholic beverage establishments within the City of Grand Forks, including descriptions and regulations that are different for various license classes. City staff and City Attorney have reviewed the City Code related to the Class 5 Hotel-Motel alcoholic beverage license due to a request from license holders in this class. In 2023, several changes were approved to Section 21-0205 Classifications III. Class 5 Hotel-Motel, including adding limited ability for hotels to utilize a Class 11 Special Off-Premise license for catering to a non-contiguous enclosed location that the licensee owns or has a lease to use. This would not allow for a hotel to sponsor an event in an outdoor setting, such as Town Square, Greenway, a park, street dance, or similar area. We have had inquiries from licensees interested in sponsoring outdoor events in the community, so we are bringing forward the proposed change for City Council consideration.

Motion by Osowski, second by Berg, to move to the City Council with a recommendation to approve. Motion carried unanimously.

Create Special Assessment Districts for newly annexed properties

City staff presented to committee members the staff recommendations for the following newly annexed properties.

Project #4236.7, District #353.7 – Sanitary Sewer 24th Ave S; Sanitary Sewer project #4236.0 was completed in 2001 and assessed to properties in district #353. This project also benefited a future special assessment district, which we are now proposing to assess as district #353.7. The newly annexed area is described as unplatted parts of Grand Forks Township.

Project #4704.25, District #14 – Permanent Flood Protection; In 2001, the first citywide series of permanent Flood Protection projects was assessed, followed by the second in 2003 and the third in 2010. City staff have had

nineteen catch-up assessments of newly annexed properties. Now, staff are proposing the twentieth catch-up assessment on newly annexed properties from 2024.

Project #5048.13, District #563.11 – Paving S 42nd St; In 2001, paving S 42nd St, 17th Ave S, and 11th Ave S was completed and assessed to properties in district #563. This project also benefited a future special assessment district, which staff are now proposing to assess as district #563.11. The newly annexed area is described as unplatted parts of Grand Forks Township.

Project #5940.5, District #620.5 – Paving S 20th St (40th-44th Ave S); In 2007, S 20th St from 40th Ave S to 44th Ave S was paved through project 35940.0 and assessed to properties in district #620. Also included in the district is a future assessment area. District #620.1 was also assessed in 2007, district #620.2 was assessed in 2012, district #620.3 was assessed in 2016, district #620.3 was assessed in 2020, and now staff is proposing to assess district #620.5, newly annexed property within Southern Estates First Addition.

Project #5988.6, District #627.6 – Paving 40th Ave S (S 20th St to S Washington St); In 2008, 40th Ave S from S 20th Street to Washington St was paved through project #5988.0 and assessed to properties in District #627. Also included in the district is a future assessment area. District #627.1 was assessed in 2012, district #627.3 was assessed in 2015, district #927.3 was assessed in 2016, district #627.4 was assessed in 2020, district #627.5 was assessed in 2021, and now staff are proposing to assess district #627.6, newly annexed property within Highland Point Sixth Addition.

Project #7435.3, District #691.3 – Paving Rehab – North 42nd Street; In 2016, the Paving Rehab project for N 42nd St. was completed and assessed to properties in district #691. This project also benefited a future special assessment district, which staff are now proposing to assess as district #691.3. The newly annexed area is in Korynta Fourth Addition.

Project #7588.3, District #530.3 – Sanitary Sewer N 39th St, N 36th St, and 20th Ave N; In 2018, the Sanitary Sewer project for N 39th St, N 36th St, and 20th Ave N was completed and assessed to properties in district #530. This project also benefited a future special assessment district, which staff are now proposing to assess as district #530.3. The newly annexed areas are in Korynta Fourth Addition.

Project #7648.3, District #535.3 – Stormwater Pond N 36th St & 20th Ave N; In 2018, the Stormwater pond project on N 36th St. and 20th Ave N was completed and assessed to properties in district #535. This project also benefited a future special assessment district, which staff are now proposing to assess as district #535.3. The newly annexed areas are in Korynta Fourth Addition.

Project #7650.3, District #536.3 – Storm Sewer N 36th St, N 39th St & 20th Ave N; In 2018, the storm Sewer project on N 36th St, N 39th St, and 20th Ave N was completed and assessed to properties in district #536. This project also benefited a future special assessment district, which staff are now proposing to assess as district #536.3. The newly annexed areas are in Korynta Fourth Addition.

Project #7653.4, District #332.4 – Watermain N 39th ST & 27th Ave N; In 2018, the Watermain project on N 39th St and 27th Ave N was completed and assessed to properties in district #332. This project also benefited a future special assessment district, which staff are now proposing to assess as district #332.4. The newly annexed area is Korynta Fourth Addition.

Project #7654.2, District #705.2 – Paving & Street lights for N 39th ST; In 2019, the paving and street lighting project on N 39th St was completed and assessed to properties in district #705. This project also benefited a future special assessment district, which staff are now proposing to assess as district #705.2. The newly annexed area is Korynta Fourth Addition.

Project #7903.2, District #552.2 – Sanitary Sewer for Opportunity Park 1st Resub; In 2020, the Sanitary Sewer for Opportunity Park First Resubdivision was completed and assessed to properties in district #552. This project also benefited a future special assessment district, which staff are now proposing to assess as district #552.2. The newly annexed area is in Opportunity Park Second Resubdivision.

Project #7904.2, District #338.2 – Watermain for Opportunity Park 1st Resub; In 2020, the Sanitary Sewer for Opportunity Park First Resubdivision was completed and assessed to properties in district #338. This project also

benefited a future special assessment district, which staff are now proposing to assess as district #338.2. The newly annexed area is in Opportunity Park Second Resubdivision.

Project #7905.2, District #553.2 – Storm Sewer for Opportunity Park 1st Resub; In 2020, the Storm Sewer for Opportunity Park First Resubdivision was completed and assessed to properties in district #553. This project also benefited a future special assessment district, which staff are now proposing to assess as district #553.2. The newly annexed area is in Opportunity Park Second Resubdivision.

Project #7906.3, District #543.3 Pond Expansion for Opportunity Park 1st Resub; In 2020, the Pond Expansion for Opportunity Park First Resubdivision was completed and assessed to properties in district #554. This project also benefited a future special assessment district, which staff are now proposing to assess as district #554.3. The newly annexed area is in Opportunity Park Second Resubdivision.

Project #7907.12, District #723.2 – Paving & Street Lighting – Opportunity Park (S 42nd St Paving); In 2020, the Paving & Street Lighting for Opportunity Park First Resubdivision was completed and assessed to properties in district #723. This project also benefited a future special assessment district, which staff are now proposing to assess as district #723.2. The newly annexed area is in Opportunity Park Second Resubdivision.

Project #7907.22, District #723.2 – Paving & Street Lighting – Opportunity Park (36th Ave S Paving); In 2020, the Paving & Street Lighting for Opportunity Park First Resubdivision was completed and assessed to properties in district #723. This project also benefited a future special assessment district, which staff are now proposing to assess as district #723.2. The newly annexed area is in Opportunity Park Second Resubdivision.

Project #7907.32, District #723.2 – Paving & Street Lighting – Opportunity Park (S 42nd St Street Lighting); In 2020, the Paving & Street Lighting for Opportunity Park First Resubdivision was completed and assessed to properties in district #723. This project also benefited a future special assessment district, which staff are now proposing to assess as district #723.2. The newly annexed area is in Opportunity Park second Resubdivision.

Project #7907.42, District #723.2 – Paving & Street Lighting – Opportunity Park (36th Ave S Street Lighting); In 2020, the Paving & Street Lighting for Opportunity Park First Resubdivision was completed and assessed to properties in district #723. This project also benefited a future special assessment district, which staff are now proposing to assess as district #723.2. The newly annexed area is in Opportunity Park Second Resubdivision.

Project #8066.1, District #568.1 – Sanitary Sewer for S 19th St (40th – 44th Ave S); In 2020, the Sanitary Sewer for S 19th St from 40th Ave S to 44th Ave S was completed and assessed to properties in district #568. This project also benefited a future special assessment district, which staff are now proposing to assess as district #568.1. The newly annexed area is in Southern Estates First Addition.

Project #8209.1, District #349.1 – Watermain for S 19th St (40th Ave S to 44th Ave S); In 2020, the Watermain for S 19th St. from 40th Ave S to 44th Ave S was completed and assessed to properties in district #349. This project also benefited a future special assessment district, which staff are now proposing to assess as district #349.1. The newly annexed area is in Southern Estates First Addition.

Project #8210.1, District #577.1 – Storm Sewer for S 19th St (40th Ave S to 44th Ave S); In 2020, the Storm Sewer for S 19th St from 40th Ave S to 44th Ave S was completed and assessed to properties in district #577. This project also benefited a future special assessment district, which staff are now proposing to assess as district #577.1. The newly annexed area is in the Southern Estates First Addition.

Project #8211.1, District #578.1 – Stormwater Pond for Edgewood Village 2nd Resub; In 2020, the Storm Water Pond for S 19th St from 40th Ave S to 44th Ave S was completed and assessed to properties in district #578. This project also benefited a future special assessment district, which staff are now proposing to assess as district #578.1. The newly annexed area is in Southern Estates First Addition.

Project #8212.1, District #750.1–Paving S 19th St (40th Ave S to 44th Ave S) & 44th Ave S (S 17th ST to S 19th St) In 2020, the Paving for S 19th St from 40th Ave S to 44th Ave S & 44th Ave S from S 17th St to S 19th St was completed and assessed to properties in district #750. This project also benefited a future special assessment

district, which staff are now proposing to assess as district #750.1. The newly annexed area is in Southern Estates First Addition.

Project #8214.1, District #751.1 – Paving 44th Ave S (17th St. to East Side of SED); In 2021, the Paving for 44th Ave S (17th St. to east side of SED) was completed and assessed to properties in district #751. This project also benefited a future special assessment district, which staff are now proposing to assess as district #751.1. The newly annexed area is in Southern Estates First Addition.

Project #8260.1, District #579.1 – 44th Ave S Box Culvert in SED; In 2021, the 44th Ave S Box Culvert in SED was completed and assessed to properties in district #579. This project also benefited a future special assessment district. Which staff are now proposing to assess as district #579.1. The newly annexed area is in Southern Estates First Addition.

Project #8261.1, District #350.1 – 44th Ave S Watermain Connection thru SED; In 2021, the 44th Ave S Watermain Connection thru SED was completed and assessed to properties in District #350. This project also benefited a future special assessment district, which staff are now proposing to assess as district #350.1. The newly annexed area is in Southern Estates First Addition.

Project #8312.41, District #755.41 – Concrete Panel Repair 24th Ave S (S 34th St to S 42nd St); In 2021, the Concrete Panel Replacement & Grind for 24th Ave S (S 34th St to S 42nd St) was completed and assessed to properties in district #755.4. This project also benefited a future special assessment district, which staff are now proposing to assess as district #755.41. The newly annexed area is described as unplatted parts of Grand Forks Township.

Motion by Weigel, second by Berg, to move to the City Council with a recommendation to approve. Motion carried unanimously.

Public Transportation Director Employment Agreement

City staff presented the staff recommendation to committee members to approve the Employment at Will agreement for Kristi Slominski in the Public Transportation Director position, as attached to the staff report and subject to final review and approval by the City Attorney. The City of Grand Forks Public Transportation Department oversees the City's transit systems, including fixed-route bus services and Dial-A-Ride/Senior Rider operations. The department is committed to ensuring safe, efficient, and accessible transportation for the public. This position was advertised locally, regionally, and nationally using various platforms to attract the highest talent available. A total of thirteen (13) applicants were received. Using a structured screening matrix that evaluated candidates based on experience, education, and qualifications, the applicant pool was narrowed down to three finalists. Preliminary interviews were held via Microsoft Teams on April 3, 2025. One candidate withdrew prior to the preliminary interviews, and another candidate was not the best qualified for the position. The final candidate was Ms. Kristi Slominski, an internal candidate, who advanced to an in-person interview. The position was offered to Ms. Slominski as a contracted position, and she has verbally accepted the contracted position to include the following standard employment agreement terms and condition to include: Starting salary of \$117,104.00 annually, which equates to Step A at Grade 24, 10.00% percent retirement benefit in the NDPERS Retirement Plan, and a start date of August 10, 2025.

Motion by Berg, second by Osowski, to move to the City Council with a recommendation to approve. Motion carried 6-1 with Vein dissenting.

Federal Transit Administration (FTA) Signature of Authority for TrAMS Grants Changeover of Staff

City staff presented to committee members the staff recommendation for the approval and signing of the Federal Transit Administration (FTA) Signature of Authority for Transit Award Management System (TrAMS) Grants for the Public Transportation Director leadership changeover from Dale Bergman to Kristi Slominski, subject to final review and approval of the City Attorney. For FTA documents, the FTA noted that the Cities Area Transit (CAT) administrative leadership transition (Public Transportation Director) from Dale Bergman to Kristi Slominski requires the City of Grand Forks to update the FTA documents of the Signature of Authority.

This document is signed by the Mayor and the City Attorney, allowing the Public Transportation Director to execute and file applications for Federal grants and/or Federal assistance grants on behalf of the City, and file applications for annual

certifications and assurance documents with the FTA. The City administration is recommending approval of the signing of the document with the City Attorney's review and approval.

Motion by Osowski, second by Berg, to move to the City Council with a recommendation to approve. Motion carried unanimously.

Cities Area Transit (CAT) Transit Asst Management (TAM) Plan changes and signature updates

City staff presented to committee members the staff recommendation to approve the Cities Area Transit (CAT) Transit Asset Management (TAM) Plan signature updates due to the Public Transportation Director leadership changeover from Dale Bergman to Kristi Slominski. The CAT has completed an update to its latest TAM Plan, which was completed in May 2025. In accordance with the Federal Transit Administration (FTA), all transit agencies are required to have a TAM Plan in place and updated yearly or upon a change of leadership as required. The CAT is required to have City Council approval, along with NDDOT approval, to forward it onto FTA for final FTA review and approval.

Motion by Osowski, second by Berg, to move to the City Council with a recommendation to approve. Motion carried unanimously.

Cities Area Transit (CAT) Public Transit Agency Safety Plan (PTASP) changes and signature updates

City staff presented to committee members the staff recommendation to approve the Cities Area Transit (CAT) Public Transit Agency Safety Plan (PTASP) Signature Update because of the Public Transportation Director leadership changeover from Dale Bergman to Kristi Slominski. The CAT has completed an update to its latest PTASP, which was last done in May 2025. In accordance with the Federal Transit Administration (FTA), all transit agencies are required to have a PTASP in place and updated yearly or for a change of leadership as required. The CAT is required to have City Council approval, along with NDDOT approval, and to forward it onto FTA for final review and approval. This plan is a way of managing safety and risk as an essential part of public transit business activity.

Motion by Osowski, second by Berg, to move to the City Council with a recommendation to approve. Motion carried unanimously.

Safe Streets For All: Comprehensive Safety Action Plan

City staff presented to committee members the staff recommendation to adopt the Safe Street and Roads for All Comprehensive Safety Action Plan. The Bipartisan Infrastructure Bill (BIL) established the new Safe Streets and Roads for All (SS4A) discretionary program. The SS4A program funds regional, local, and Tribal initiatives through grants to prevent roadway fatalities and serious injuries. These grants come in two forms: Planning Grants and Implementation Grants. To be eligible for Implementation Grants for the construction of safety projects, the applying entity needs to have adopted a Comprehensive Safety Action Plan. The Grand Forks/East Grand Forks Metropolitan Planning Organization (MPO) was awarded \$400,000 in Federal funding for a Planning Grant to develop a Comprehensive Safety Action Plan for the MPO area (80% Federal/10% East Grand Forks/10% Grand Forks). Bolton & Menk was hired by the MPO to develop the Comprehensive Safety Action Plan for the MPO area. Bolton & Menk has completed the Comprehensive Safety Action Plan and is now bringing it to the jurisdictions involved for adoption. It is anticipated that the next Notice of Funding Opportunity for the SS4A program will come out in March of 2026. The minimum federal award for Implementation Grants is \$2 million, with a maximum federal contribution of 80%. It is anticipated that upon the next solicitation, City staff will likely bring forward a project for City Council's consideration. This project has been considered at a number of previous Council/Committee/Public meetings.

Motion by Berg, second by Weigel, to move to the City Council with a recommendation to approve. Motion carried unanimously.

Red River BMX Update regarding Hugo's Raceway

Brandon and Miranda, with the Red River BMX Board/Organization, presented their Capital Improvements Proposal to committee members regarding investing in the Hugo's Raceway that enhances community engagement, promotes youth development, and fosters economic growth in Grand Forks. Brandon shared that these facilities provide a positive, family-friendly environment, where kids and adults can participate in healthy, structured activities. BMX racing keeps youth active and involved, but also builds life skills like discipline, sportsmanship, and perseverance. Supporting these venues demonstrates the city's commitment to wellness, recreation, and providing opportunities for families of all backgrounds. The organization has attracted regional events that generate tourism and boost local business traffic. In 2024, Hugo's Raceway and Red River BMX were proud to host the Red River National, which was the first-ever National Series Event to ever be hosted in North Dakota. The total estimated cost of the six (6) proposed projects is \$695,000 - \$815,000. This cost includes a 30' x 90' multi-use facility that would be two stories for participant registration, concession, restroom, storage area, and a designated space promoting free rental bikes and helmets. This registration and concession building is estimated to cost \$350,000 - \$400,000, and the estimated time to complete is 6 – 9 months. The Retaining Walls on all 4 corners are estimated at \$100,000, and the time to complete would be 3-4 months. The retaining wall on the corners of the race way would be engineered base and drainage layers, integration of recycled clog from the current start hill, and slope stabilization with long-term erosion control. They are looking to complete a covered staging area. This would be a 40' x 60' weather-resistant structure, including drainage and lighting, and would protect riders from rain/sun during staging. The estimated cost of the covered staging area is \$35,000 - \$50,000 and would take 2 -3 months to construct. Concrete/Asphalt pad for bleachers and walking path. This would be 250' x 20' reinforced concrete and would serve as a stable bleacher base plus ADA-compliant walking route. The estimated cost of the concrete would be \$120,000, and the Asphalt \$75,000. The Gate Vault & Start Hill Redesign would use reinforced concrete, a new integrated gate vault for UCI-style barrel gate, flat staging area at gate, retaining walls and structural drainage, and recycling of the concrete blocks for cost-saving in corner work. The estimated cost to the Gate Vault & Start Hill is \$75,000 - \$85,000. The Corner Re-Asphalting would remove and replace asphalt on all 4 corners, base prep, drainage, compaction, and finish. As well as a safety surface for turns. The estimated lifespan is 5-6 years and is estimated to cost \$60,000.

There were some concerns expressed about the money that is being asked for by the City for this project. Members of the committee had a few comments on whether they had considered charitable gaming for help in raising the funds needed. Believe that non-profits should be driven by the market.

Motion by Berg to fund \$650,000 to the Red River BMX Hugo's Raceway for their upgrades, second by Lunski to move to the City Council with a recommendation to approve. Motion carried 6-1 with Osowski dissenting.

Children's Museum Project Update

Ms. Katie Mayer provided committee members with an update on the project on the progress of their fundraising. The City of Grand Forks remains its largest and most essential funding partner, and its support has helped turn this bold vision into a tangible, progressing project. Katie shared that they have so far raised \$27+ million to date for this project and have a strong community of excitement and momentum. There is still the need to raise \$13.6 million to reach their goal of \$40.8 million. Fundraising realities have shown that the economic climate has created hesitancy around major gifts. Donors cite other recent commitments and uncertainty, many expressing interest by delaying final decisions, and they are actively looking for a lead naming donor to have on the building. They are accelerating the campaign for the Children's Museum. They have had "High 5's for the Future" as well as "Big Dreams, Small Change", which was a Piggy Bank campaign engaging youth and families. They will be having their 2nd Annual Star Seekers Charity Dinner on September 8, 2025, their 3rd Annual Oxford Golf Tournament on September 11, 2025, and "Full STEAM Ahead" starting September 29 – October 8, 2025, at the Curling Club. They are continuing to focus on controlling costs, actively reevaluating scope and phasing, exploring cost-saving measures across design and operations, and reviewing public-private partnership models for key exhibit elements.

The community momentum is ongoing with over 700 individual donors to date, thousands reached through pop-up events, and school engagement. They continue to have strong social media and public responses to this project, and since October of 2024, have received 200 new gifts. The ability to have charitable gaming sites has helped in their raising funds for this project. Currently, they have two sites up and running for charitable gaming as a long-term revenue stream. These are expected to generate sustainable support for operations and programs. Katie expressed gratefulness for the City's role in getting them to where they are today. They are asking for help in identifying a path forward to close the funding gap, and with continued support, they can break ground, open the doors, and begin serving families of Grand Forks and the surrounding region.

CITY COUNCIL MEMBER DISCUSSION MATTERS

Committee of the Whole
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None

ADJOURNMENT

Motion by Osowski, second by Berg to adjourn the meeting at 7:40 p.m. Motion carried unanimously.